



Notice of Proposed Corrective Action Complete Determination Former Marine Corps Air Station El Toro Orange County, California



The California Department of Toxic Substances Control (DTSC) is providing this notice to the community to review and comment on a proposed Resource Conservation and Recovery Act (RCRA) Corrective Action Complete Determination at the Former Marine Corps Air Station (MCAS) El Toro. This notice provides information regarding the purpose of the determination, the property subject of this determination, and opportunity for public comment.

Introduction

MCAS El Toro was commissioned in 1943 as a Marine Corps pilot fleet operation training facility and was expanded into a master jet station and Marine Corps aviation center. The facility included runways, aircraft maintenance, training facilities, housing, and other support facilities. MCAS El Toro was operationally closed in July 1999. The majority of the facilities are now vacant and the primary activities at the station are caretaker-related activities and environmental investigation and cleanup of contaminated properties.

What is RCRA Corrective Action?

Corrective action is required of a hazardous waste facility to clean up contamination that resulted from past practices on their entire property. A hazardous waste facility is any facility that treats, stores, or disposes hazardous waste in accordance with authorization issued under RCRA. MCAS El Toro had a RCRA permit that expired in August 2003. Permitted facilities are required to clean up contaminated soil, surface water, and groundwater to protect human health and the environment under a process known as corrective action.

A RCRA Corrective Action Complete Determination officially recognizes that all hazardous waste contamination has been cleaned up. It allows the Navy to transfer clean parcels at Former MCAS El Toro to new owners without transfer of the liability for corrective action.

At MCAS El Toro, DTSC proposes to make this determination based on the completion of the investigation and cleanup of

Public Comment Period

**May 3, 2005
to
June 17, 2005**

The Department of Toxic Substances Control (DTSC) invites you to review and comment on the proposed Corrective Action Complete Determination for Portions of Parcels II and III at the Former MCAS El Toro, as described in the Navy's Finding of Suitability to Transfer (FOST #2). As the proposed determination will not create a significant effect upon the environment, DTSC has proposed a California Environmental Quality Act (CEQA) Notice of Exemption, which will also be available for review.

All written comments must be postmarked no later than June 17, 2005, and should be mailed or e-mailed to:

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hazardous waste areas conducted under several programs. These programs are the Comprehensive Environmental Response, Compensation, and Liability Act (CERCLA), overseen by DTSC, the Regional Water Quality Control Board (RWQCB) and the United States Environmental Protection Agency (U.S. EPA), and the underground/aboveground storage tank cleanup programs overseen by the RWQCB and the Orange County Health Care Agency (OCHCA). Where the Orange County Health Care Agency or the Santa Ana Regional Water Quality Control Board has provided regulatory closure letters, DTSC has not conducted independent evaluations of these actions and is basing its determination on the respective agency findings.

Not all of MCAS El Toro has been cleaned up. The Navy is retaining ownership of 987 acres that are not currently suitable for transfer due to ongoing investigation and cleanup work. RCRA Closure and Corrective Action requirements continue to apply to the retained property. A map showing the original and revised MCAS El Toro hazardous waste facility boundaries is attached.

The Land Proposed for Transfer

The Navy's Finding of Suitability to Transfer (FOST) #2 documents the environmental suitability of federally owned property at MCAS El Toro for transfer to non-federal ownership consistent with CERCLA and Department of Defense policy. The FOST identifies notifications and restrictions necessary to protect human health and the environment that apply to the property being transferred.

The Draft Final FOST #2 (Portions of Parcels II and III), Former Marine Corps Air Station El Toro, California, May 2005, summarizes the Navy's environmental investigation and cleanup activities conducted for the parcels proposed for transfer.

The FOST #2 provides the necessary disclosure, notifications, and use restrictions that apply to each parcel. The use restrictions will be included in the deed for each parcel. The transferring parcels in the FOST #2 comprise of approximately 8 acres of the former MCAS El Toro. Each parcel was evaluated for hazardous substance releases that may have occurred based on the types of historic activities. These areas are identified as Locations of Concern. The locations include sites where waste was handled, known spill or disposal sites, storage tanks, waste-water treatment system sites, PCB transformers, and other miscellaneous sites. The FOST #2 concludes that corrective action has been completed for all Locations of Concern within the transferring parcels.

Parcel	Acreage	Number of Facilities	Locations of Concern
II	7	8	19
III	1	1	7

For more information about the parcels, please see the FOST #2 in its entirety.

This DTSC determination shall have no effect upon the MCAS El Toro National Priorities List site designation.

California Environmental Quality Act Notice of Exemption

A draft Notice of Exemption (NOE) has been prepared for this project. DTSC has determined that the proposed RCRA Corrective Action Complete Determination for the FOST #2 parcels and the changes to the Former MCAS El Toro boundaries will not have a significant impact on the environment. The draft NOE is available for review at the Information Repositories.